THIS INSTRUMENT WAS PREPARED BY:
The Metropolitan Development
and Housing Agency
701 South Sixth Street
Nashville, Tennessee, 37206

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}
The actual consideration or value, whichever is greater, for this transfer is $95,362.63.

Affiant

Subscribed and sworn to before me, this the 12 day of January, 1996.

Notary Public

My Commission Expires: 5-12-98

# QUITCLAIM DEED

| ADDRESS NEW OWNER | SEND TAX BILLS TO: | MAP/PARCEL NOS. |
|---|---|---|
| Metropolitan Development and Housing Agency<br>701 S. Sixth Street<br>Nashville, TN 37206 | SAME<br><br>EXEMPT | Map 83-9, Parcel 485 |

BOOK 9916 PG 753

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, *Dawn Smith, DBA Cafe Crossroads,* hereinafter "Grantor" has bargained and sold, and by these presents does hereby transfer and convey unto *the Metropolitan Development and Housing Agency*, hereinafter "Grantee" its successors, representatives, and assigns forever, all our right title and interests in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot Nos. 5 and 6 on the plan of the Second Re-Subdivision of the Bransford-McWhirter Subdivision of the Allison Place as of record in Book 332, Page 20, said Register's Office, described as follows:

Beginning at a point 91.3 feet easterly from the northeast corner of Woodland and North 11th Street, along the northerly margin of Woodland Street; thence along the northerly margin of Woodland Street 103.3 feet to the corner of Lot Nos. 4 and 5; thence with the line between the said two lots northwardly 152.3 feet to a stake on the southerly margin of an alley; thence with said alley westwardly 100 feet to the corner of Lot Nos. 6 and 7; thence with the line between said two lots southwardly 140 feet to the point of beginning.

Being the Same property conveyed to Dawn Smith DBA Cafe Crossroads, from the Metropolitan Development and Housing Agency by Warranty Deed of record in Deed Book 9557, Page 398, Register's Office for Davidson County, Tennessee.

This is Improved Property known as 1105 Woodland Street, Nashville, Tennessee 37206.
Said property is not the usual place of residence of the Grantor.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple and has a good right to convey said land.

Witness our hand this 12 day of *December, 1996*, the corporate party, if any, having caused its name to be signed hereto by its duley authorized officers on said day and date.

*Dawn Smith*

MAIL ENV.

95 JAN 12 PM 2:32
FELIX Z. MILLS, REGISTER
DAVIDSON COUNTY, TN.

0140562
IDENTIF. & REFERENCE

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, the within named *Dawn Smith*, the grantor with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 12 day of January, 1996.

Notary Public

My Commission Expires: 5-12-98

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